



Department of Regional Planning  
320 West Temple Street  
Los Angeles, California 90012

**PROJECT NUMBER**

TR071735

**HEARING DATE**

Holds not cleared

**REQUESTED ENTITLEMENTS**

Vesting Tentative Tract Map No. 071735  
Conditional Use Permit No. CUP201100122  
Environmental Assessment No. 201100192  
Parking Permit No. PKP201100005

# SUBDIVISION COMMITTEE REPORT

**OWNER / APPLICANT**

The Malibu Institute

**MAP/EXHIBIT  
DATE:**

January 15, 2014

**SCM REPORT  
DATE:**

February 20,  
2014

**SCM DATE:**

February 20,  
2014

**PROJECT OVERVIEW**

The proposed project requests the reconfiguration of 29 existing lots to create seven non-residential lots spanning a 650-acre project site. One lot would include a redesigned 18-hole golf course and helipad, one lot would contain an information building, the Malibu Institute building, a cart storage building, a warehouse, a new clubhouse, a new pro-shop and grille, a maintenance building with a pool, shower, and changing facilities, 40 bungalow (160 total bedrooms), and would retain an existing water-tank, and the remaining five lots would be left as open space with one open space lot retaining an existing caretaker's residence and another removing an abandoned hunting lodge.

**MAP STAGE**

Tentative: ☒

Revised: ☐

Amendment: ☐

Amended : ☐  
Exhibit %A+

Modification to : ☐  
Recorded Map

Other: ☐

**MAP STATUS**

Initial: ☐

1<sup>st</sup> Revision: ☐

3<sup>rd</sup> Revision: ☒

Additional Revisions (requires a fee): ☐

**LOCATION**

901 Encinal Canyon Road

**ACCESS**

Access to lots 5 and 7 is provided by Encinal Canyon Road; access to lots 1, 2, 3, and 4 is provided by Mulholland Highway; no direct access is provided to lot 6

**ASSESSORS PARCEL NUMBER(S)**

2058-015-003, 2058-015-045, 2058-015-046, 2058-015-037, 2058-015-013, 4471-001-033, 4471-001-032, 4471-001-036, 4471-001-037, 4471-001-039, 4471-001-041, 4471-001-042, 4471-001-043, 4471-002-010, 4471-002-011, 4471-001-028, 4471-001-029, 4471-001-034, 4471-001-035, 4471-003-010, 4471-003-011, 4471-002-026, 4471-002-027, 4471-021-034, 4471-021-033, 4471-003-030, 4471-003-031, 4471-003-032, 4471-021-028

**SITE AREA**

650 Acres

**GENERAL PLAN / LOCAL PLAN**

Malibu Land Use Plan and Santa Monica Mountains North Area Plan (not listed on Tentative Map)

**ZONED DISTRICT**

Malibu

**SUP DISTRICT**

3<sup>rd</sup> S.D.

**LAND USE DESIGNATION**

M2 (Mountain Land . 1 du / 20 acres), 3 (Rural Land . 1 du / 10 acres), 4 (Rural Land . 1 du / 5 acres), 5 (Rural Land . 1 du / 2 acres)

The following categories are not listed on the Tentative Map: N5 (Mountain Lands 5 . 1 du / 5 acres), and N20 (Mountain Lands 20 . 1 du / 20 acres)

Proposed land use categories in Santa Monica Mountains LCP include CR (Visitor-Serving Commercial Recreation .

**ZONE**

A-1-1 (Light Agricultural . One Acre Minimum Lot Size), A-1-20 (Light Agricultural . Ten Acre Minimum Lot Size), R-R-1 (Resort and Recreation . One Acre Minimum Lot Size), RPD-5-0.2-DP (Residential Planned Development)

Proposed zoning in the Santa Monica Mountains LCP include R-R (Resort and Recreation), R-C-20 (Rural-Coastal . 1 du / 20 acres)

Limited), RL20 (Mountain Lands . 1 du / 20 acres)

PROPOSED UNITS (DU/AC)	MAX DENSITY/UNITS (DU/AC)	COMMUNITY STANDARDS DISTRICT
N/A	N/A	Santa Monica Mountains North Area CSD

#### ENVIRONMENTAL DETERMINATION (CEQA)

Pending Final Environmental Impact Report

#### SUBDIVISION COMMITTEE DEPARTMENT CLEARANCE

<u>Department</u>	<u>Status</u>	<u>Contact</u>
Regional Planning	Hold	Kevin Finkel (213) 974-6422 <a href="mailto:kfinkel@planning.lacounty.gov">kfinkel@planning.lacounty.gov</a>
Public Works	Cleared	John Chin (626) 458-4918 <a href="mailto:jchin@dpw.lacounty.org">jchin@dpw.lacounty.org</a>
Fire	Hold	Juan Padilla (323) 890-4243 <a href="mailto:jpadilla@fire.lacounty.gov">jpadilla@fire.lacounty.gov</a>
Parks & Recreation	Cleared	Sheela Mathai (213) 351-5121 <a href="mailto:maths@parks.lacounty.gov">maths@parks.lacounty.gov</a>
Public Health	Hold	Vicente Banada (626) 430-5381 <a href="mailto:vbanada@ph.lacounty.gov">vbanada@ph.lacounty.gov</a>

#### SUBDIVISION COMMITTEE STATUS

Tentative Map Revision Required: ☐

Reschedule for Subdivision Committee Meeting: ☐

Exhibit Map/Exhibit A+Revision Required: ☐

Reschedule for Subdivision Committee Reports Only: ☐

Revised Application Required: ☐

Other Holds (see below): ☒

#### REGIONAL PLANNING ADDITIONAL COMMENTS AND HOLDS

##### Tentative Map:

- N/A

##### Exhibit A+:

- N/A

##### Oak Tree Exhibit:

- N/A

##### Slope Density Analysis:

- N/A

##### Administrative:

- Pending Final Environmental Impact Report
- Pending certification of the Santa Monica Mountains Local Coastal Program
- See attached SCM reports
- Pending receipt of a letter of approval from Regional Water Quality Control Board on the use of a Treatment Facility
- Pending receipt of a Will Serve letter from the Las Virgenes Municipal Water District

##### Other:

- See attached SCM reports

#### RESUBMITTAL INSTRUCTIONS

If a map revision is required, please submit the following items:

- A completed and signed Land Division application
- A signed and dated cover letter describing all changes made to the map
- Six (6) folded and collated copies of Tract/Parcel Map and Exhibit/Exhibit "A"
- A digital (CD or Flash drive) copy of the map/exhibit in PDF format
- Revision fee payment (for the 3<sup>rd</sup> revision and thereafter)

- *Any other additional materials requested by the case planner*

*NOTE: An appointment is required for resubmittal. You must call Land Divisions Section at 213-974-6433 to schedule the appointment. Prior to scheduling, you are strongly encouraged to contact the case planner and discuss the map revision and other materials.*